

INTRODUCTION:

A group of Salisburians 1974-5 promoted a movement to preserve the uniqueness of an old neighborhood known as Newtown. The culmination of this group's efforts was the acceptance of Ordinance #1142 by the Mayor and Council of Salisbury on Feb. 10, 1975, which created the Newtown Historic District.

The purpose of Ordinance #1142 as quoted from the Ordinance, is to "regulate the construction, alteration, reconstruction, moving and demolition of structures of historic and architectural value together with their appurtenances and environmental settings within respective specified limits. This regulation is designed to safeguard the heritage of the City by preserving districts herein which reflect elements of its cultural, social, economic, political or architectural history; to stabilize and improve the property values in such districts in the City, to foster civic beauty, to strengthen the local economy and to promote the use and preservation of such historic districts in the City for the education, welfare and pleasure of the residents of the City of Salisbury."

Ordinance #1142 also provided for the establishment of a Historic District Commission whose duty it is to carry out the purpose of the Ordinance. In Section 2 of the Ordinance under item D-3-4 "Powers and Procedures" the Commission is required to give consideration to "a, b, c, d, e and Item 4".

- "a. The historic or architectural value or significance of the structure and its relations to the historic value of the surrounding area.
  - "b. The relationship of the exterior architectural features of such structure to the rest of the structure and to the surrounding area.
  - "c. The general compatibility of exterior design, arrangement, texture and materials proposed.
  - "d. Special features in historic areas such as their architectural integrity and spatial relationships among buildings. Spatial relationships include courtyards, street patterns, scale of buildings, and open space.
  - "e. To any other factors, including aesthetic factors, which the Commission deems to be pertinent.
- "4. The Historic District Commission shall pass only on exterior features of a structure and shall not consider interior arrangement, nor shall it disapprove applications except in regard to the considerations set forth above."

The "uniqueness" which is seen and felt in the Newtown Area can be described by a statement of repetitions and continuities throughout the district which lend the character to the area which the Commission merits as important to save. This pleasing flavor consists of the sum of the following details blending with one another to form a whole, which is historically and architecturally significant for Salisbury:

1. Massive late 19th and early 20th century Victorian style houses along N. Division Street corridor with strong support from similar houses on William, Elizabeth, Walnut and Isabella Streets; a parallel corridor in intensity of Victorian houses on Park Avenue.
2. Sidewalks with large shade trees encouraging pedestrian traffic.
3. A lack of large or overlighted commercial signs.
4. The retention of residential appearance in some commercial properties.
5. Repetition of the following architectural details:
  - a. Large front porches with ballusters.
  - b. Palladian windows.
  - c. Victorian "gingerbread" trim.
  - d. Colored glass windows.
  - e. Diagonal and diamond shaped pane windows.
  - f. Beveled, leaded glass windows.
  - g. East lake carving motif.
  - h. Decorative cornices, brackets, and corner boards or pilasters.
  - i. Shaped shingles i.e.; fish scale, diamond saw tooth.
  - j. Shuttered windows.
  - k. Towers, cupolas, balconies.
  - l. Predominance of clapboard.

These specific details in addition to considerations mandated by the Ordinance were used as criteria to form a classification system for Newtown properties.

COMMISSION'S SURVEY

The Commission surveyed in February 1976 each property in the Newtown area. The findings have been classified and recorded. The information, with a picture of the property, is recorded on 3 x 5 cards in a file held by the Commission. The survey will be used in future identification of properties

be used to provide the landmark list mentioned in Section V of Salisbury Historic District Commission, Rules and Regulations. The landmark list itemizes those properties which should be protected for their historical or architectural merit. Other graphic materials, i.e. maps will be composed from this information to show growth, change, or comparisons.

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### CLASSIFICATION CATEGORIES

Each property has been classified according to the following categories. A coding system is used in order to abbreviate the information.

The classification categories are:

- A. Street and House No. (No abbreviations)
- B. Style of House-indicate height and materials, type

Abbreviations:

Clapboard = CB	1 Story = 1S
Aluminum Siding = Al	2 Story = 2S
Asbestos Shingle = AS	3 Story = 3S
Wood Shingle = WS	With Attic = W/A
Brick = B	
Stucco - Stu	Victorian - Vict.
Asphalt Shingle = Asp	Colonial - Col.
Formstone = F	Rancher - Ran.

- C. Approximate Date (No abbreviation)
- D. Use

Abbreviations:

Apartment = Apt  
Single family = SF  
Commercial = Com  
Duplex = Dup  
Public - Public

- E. Condition

#1 = Sound, recently painted or renovated.

#2 = Fair, needs paint and some repair.

#3 = Poor condition needs extensive repair and paint. Deteriorated.

- F. Rating Historical/Architectural

A = Must be retained, historically significant and/or exhibits many architectural details listed above and is a superior example of a period in architectural development.

B = Should be preserved, represents good example of development and style, exhibits some details from above lists and supports the environ visually by size, shape or materials.

C = Houses or buildings adjoining A or B properties and should be judged with considerable thought.

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D = Should be judged most leniently, has no significance architecturally or historically, lacks close proximity to A or B houses, or is deteriorated beyond reasonable or economic restoration.

G. House has had structural exterior modification since being built (porch removed, siding changed, trim removed, addition, etc.)

Abbreviation:

m = modified

um = unmodified.

H. General Comment: Any further piece of information which would be worthy of consideration, pertaining to history, structure, preservation or modification. Empty lots would be described in this space.

An example of the classification and coding system would be as follows for Poplar Hill Mansion:

Elizabeth 115/2S W/A CB Col./1800/Public/#1/A/m

General Comment: This house is registered with Maryland Historic Trust and is the oldest home in Newtown. Modifications have been made to front porch and removal of old kitchen.

It is the hope of the Historic District Commission that these criteria and classifications will assist in preserving the charm, character and prosperity of the Newtown District for the benefit of Salisbury's residents and posterity.

2Sw/a/WS&AL/1910 Vict/SF/2/B/M

2Sw/a/CB/1915 Vict/SF/1/B/UM

2Sw/a/CB/1904 Vict/Apt/1 B/M Comment: This was the home of Capt. Robert G. Evans of Nanticoke, 1916 rear house added.

2Sw/a/CB/1900 Vict/SF/1/B/UM

2S/CB/1930 Dutch Col./SF/1/C/UM

2Sw/a/CB/1898/Apts/1/B/M

2Sw/a/CB/1800 Georgian/Pub/1/AA/M Comment: "Poplar Hill Mansion" the oldest house in the City of Salisbury. Front porch and rear kitchen area modified owned by City of Salisbury & maintained by the "Friends of Poplar. Restored 1975-76 by Wicomico County.

2S w/a/AL/1905 Vict/SF/2/B/M

2S w/a/AS/1910/Apts/2/C/M

2S/CB/1920/P/I/D/UM  
2S/B/1920/SF/2/D/UM  
1S/B/1970/COM/I/D/UM

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1S/WS(Red)/1930/COW/1/D/UM

1S/Cinder Block/1970/COM/D/UM

1S/B&AL/1970/COM/1/D/UM

Poplar Mansion Back Yard

Truck Parking Lot

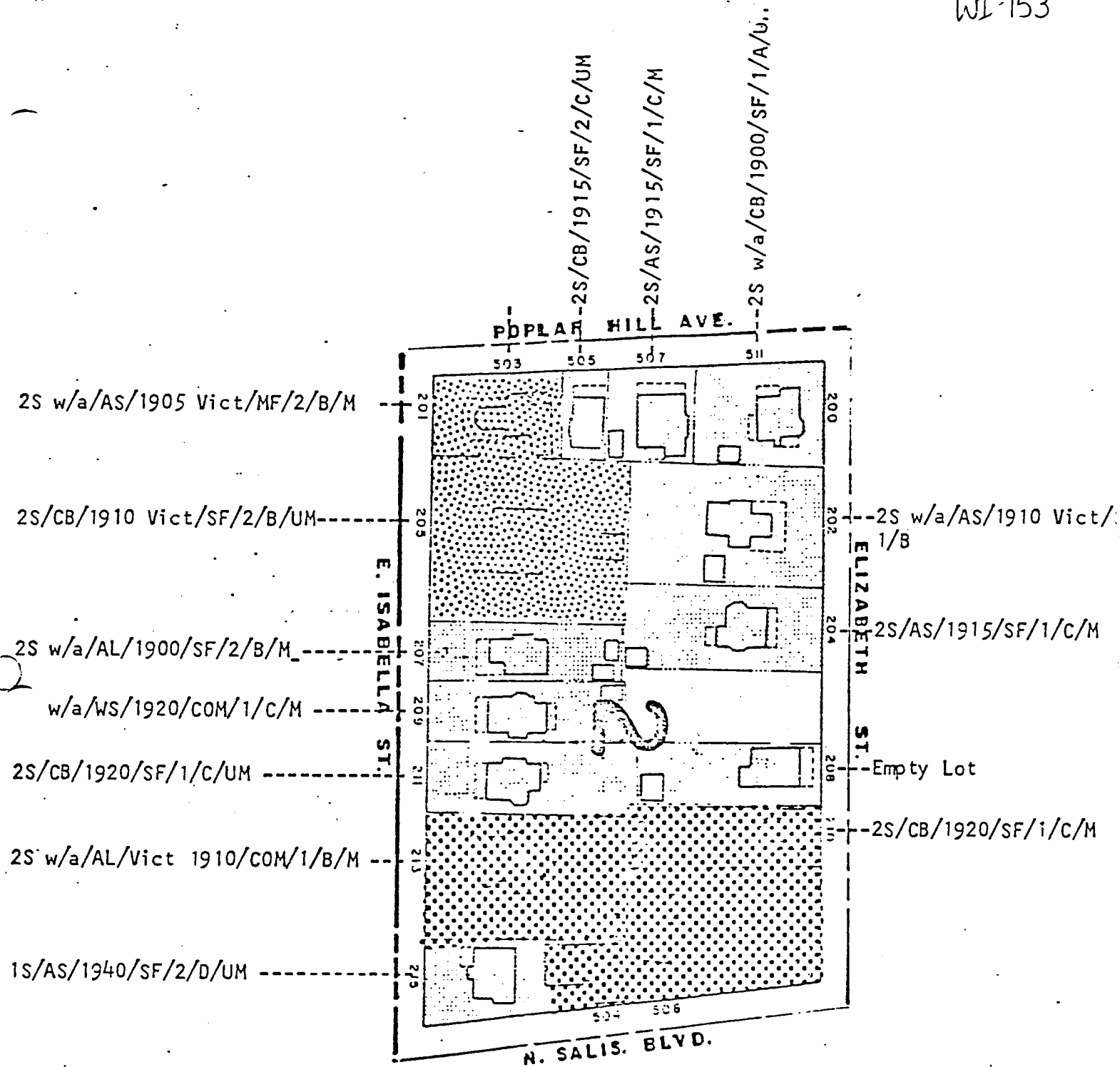
1S/3/1965/1st National Bank/1/D/M  
Comment: "C" rating is given as

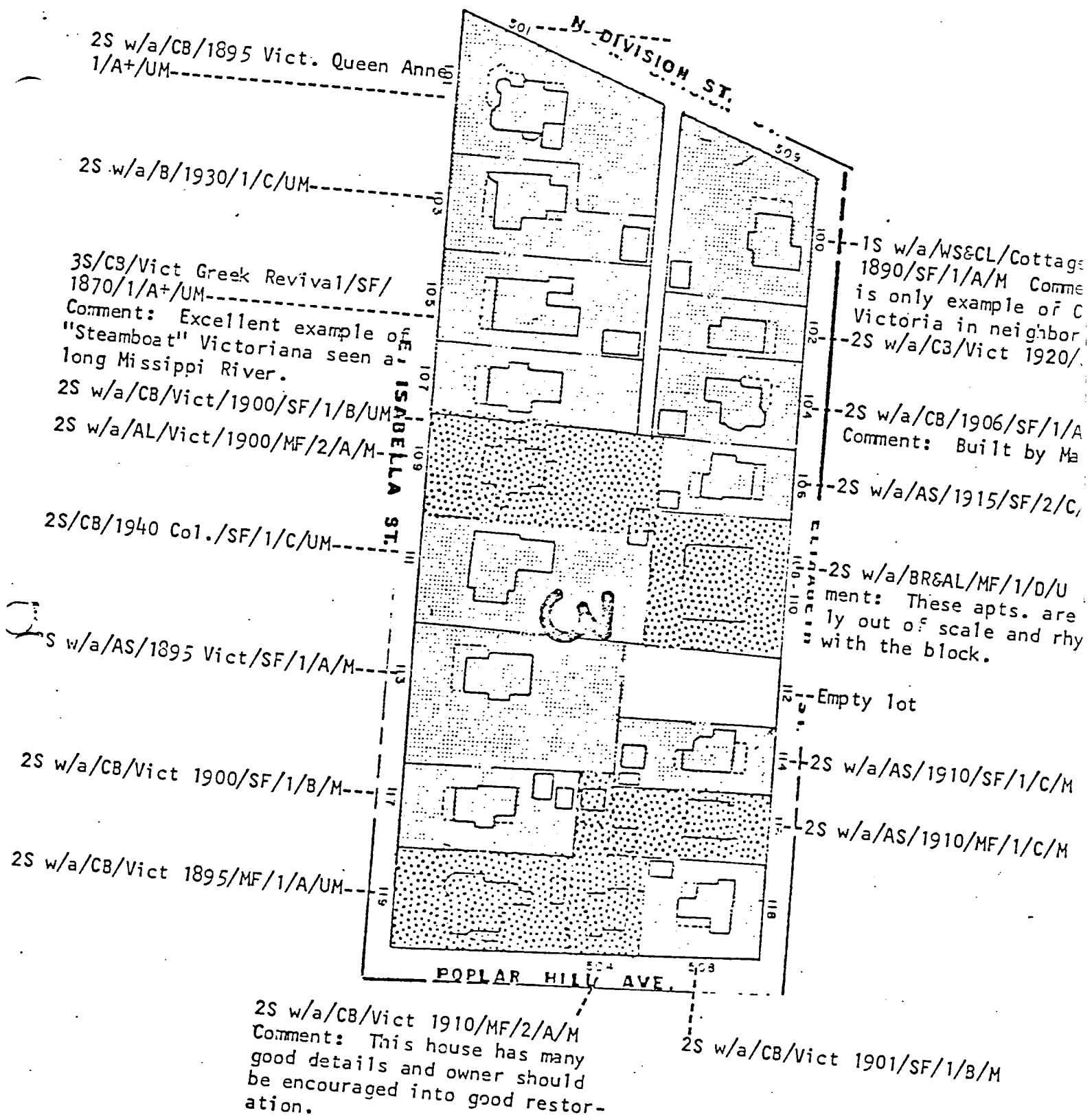
this corner is an entrance to Historic District and consideration should be gi

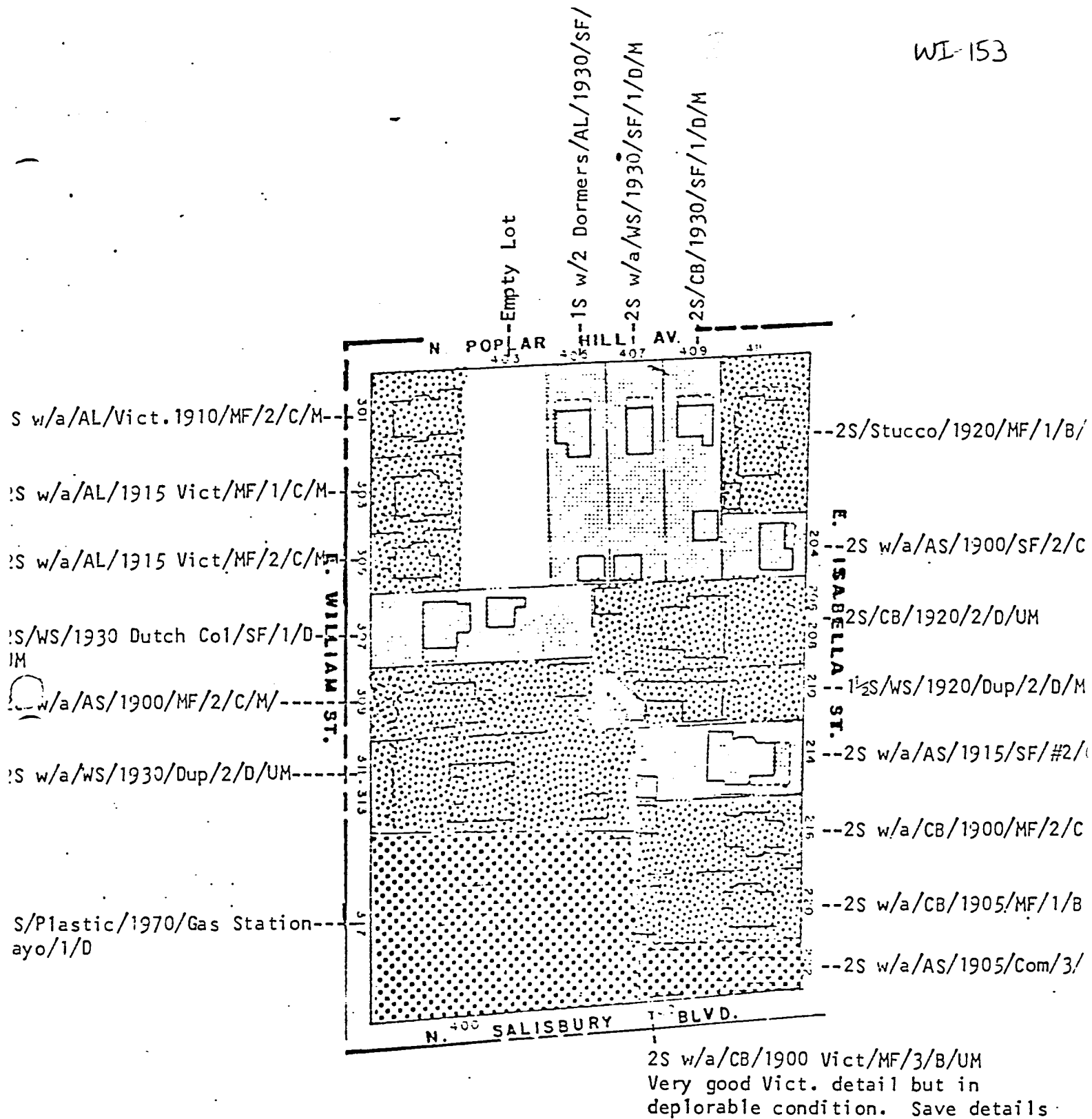
N. SALIS. BLVD.

ELIZABETH ST.

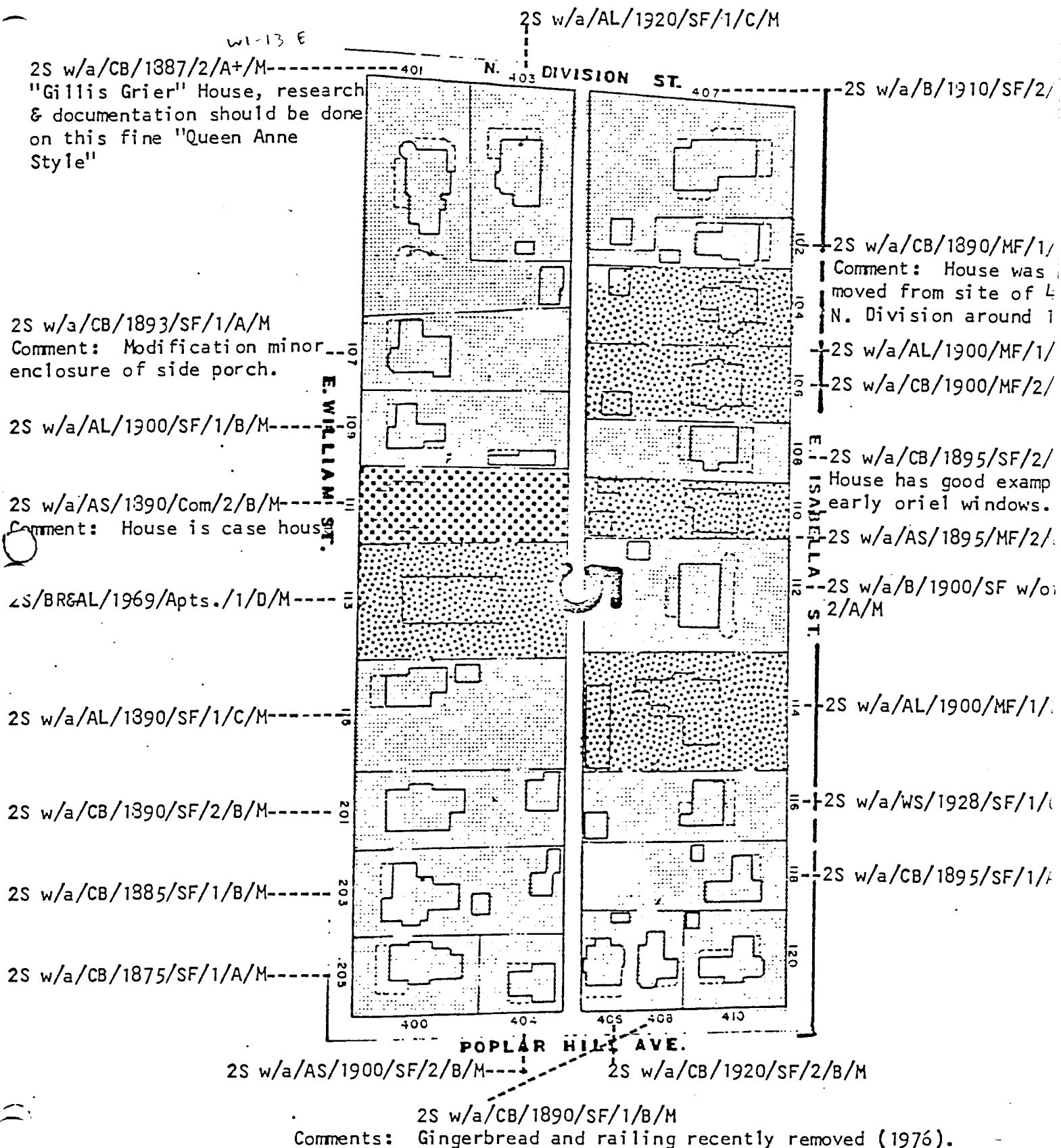
WILSON













3S/CB/1850/SF/1/A/M/-----  
 Comment: Modification enclosed 2nd floor porch.

1S/B/1950 Ranch  
 1/C/U/Comment:  
 House has no historical significance  
 Should be conserved in proximity to 'Gr

2S w/a/AS/1890/Apt/2/C/M-----

2S w/a/AS/1890/Apt/2/C/M-----

2S w/a/AL/1850  
 1/B/M/Comment:  
 house moved from area of 316 N.

2S w/a/CB/1890  
 2/B/M

2S w/a/AS/1860  
 2/B/M

2S w/a/CB/1880  
 Apt/1/B/M

2S w/a/CB/1910  
 1/B/U

2S w/a/WS/1920  
 1/C/U

2S w/a/CB/1910/2F/2/B/M/Comment:  
 AS rear  
 2S w/a/CB/?/Wic. Historic Society Museum/1/B/UM

2S w/a/CB/1910/SF/2/B/UM

2S w/a/CB/1910/SF/1/2/M

2S w/a/CB/1900  
 2/B/UM

2S w/a/AS/1880  
 1/A/M

2S w/a/AS/1910  
 2F/1/C/M

w/a/CB/1900-?/  
 rdng.Home/1/B/  
 Comment: Nice trim.

2S w/a/CB/1900/  
 SF/2/B/UM/  
 Dup/2/C/M

2S w/a/CB/1895/SF  
 2/B/UM/Comments:  
 Shingles porch rail  
 2S w/a/ASP/1900/  
 2F/2/C/M

2S w/a/AS/1910/SF  
 2/C/M

2S w/a/AS/1900/SF/2  
 C/M

2S w/a/AS/1900/SF  
 A/C/M/Vict. Window

2S w/a/AS/1900/SF/2  
 C/M

2S w/a/AS/1900/SF/2  
 C/M

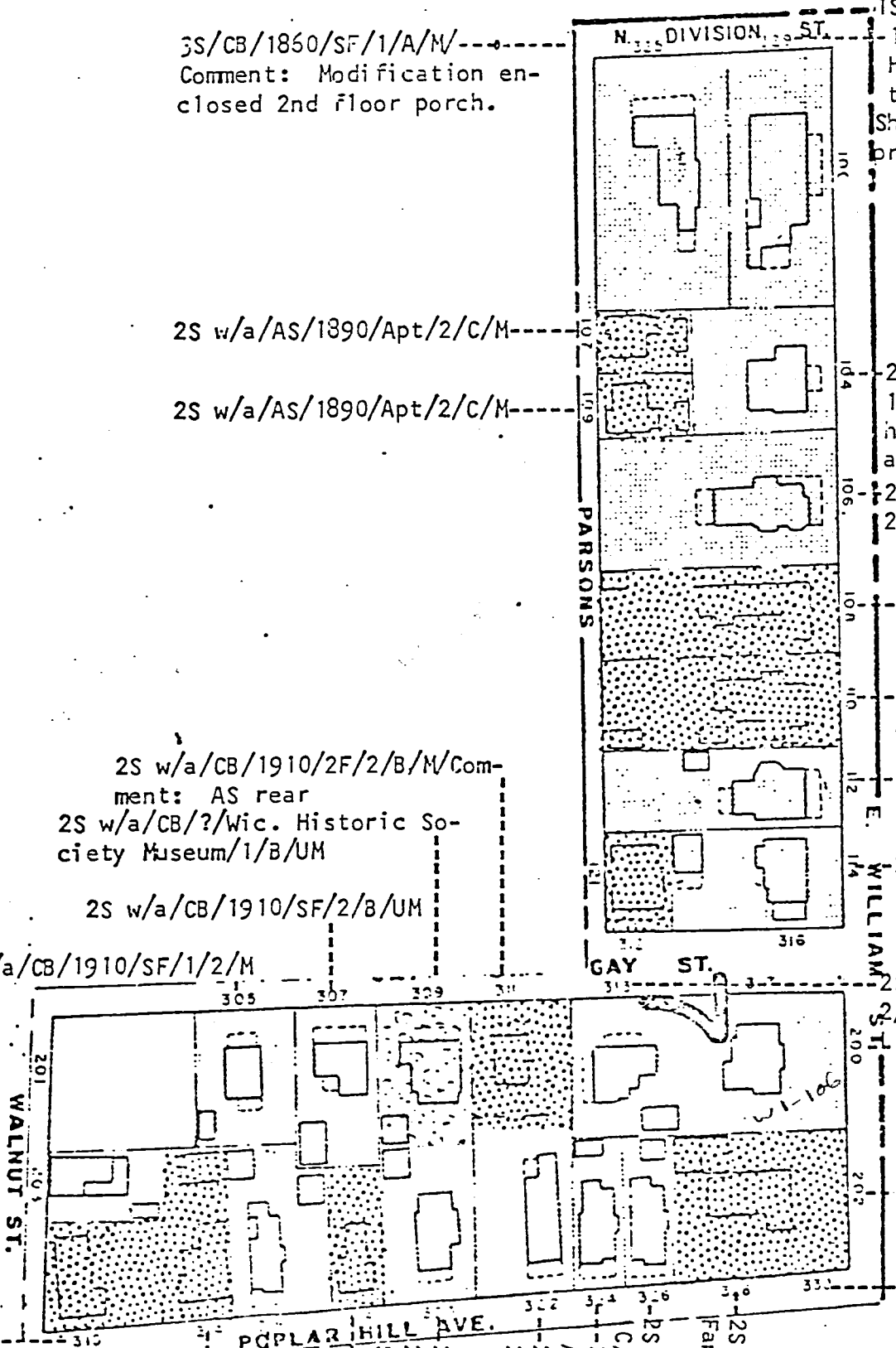
2S w/a/AS/1900/SF/2  
 C/M

2S w/a/AS/1900/SF/2  
 C/M

2S w/a/AS/1900/SF/2  
 C/M

2S w/a/AS/1900/SF/2  
 C/M

2S w/a/AS/1900/SF/2  
 C/M





POPLAR HILL AVE.

2S w/a/CB/1920's Col./SF/---  
2/C/M

2S w/a/CB/1915/SF/3/C/M-----

Comment: House Deteriorat-  
ing.

2S/CB-Slate/Col. Townhouse/  
Dup/2/B/M

2S w/a/AS+WS/1900±/Apt/2/B--  
M

2S w/a/AL/Vict. changed to--  
Col. 1890 plus 1915  
SF/1/C/U

2S w/a/AS+WS/1900+ Vict---  
transitional/SF/1/B/M  
Comments: Unusual garage

2S w/a/CB/1895±/Boarding---  
house/1/B/M

---2S/CB/Date?/SF/3/D/M

---2S/CB/Date?/SF/3/D/M

---2S w/a/AS/1892/Apts/1/B/M Comments:  
E. sible location of Salisbury's Boy's  
Academy

---Empty Lot

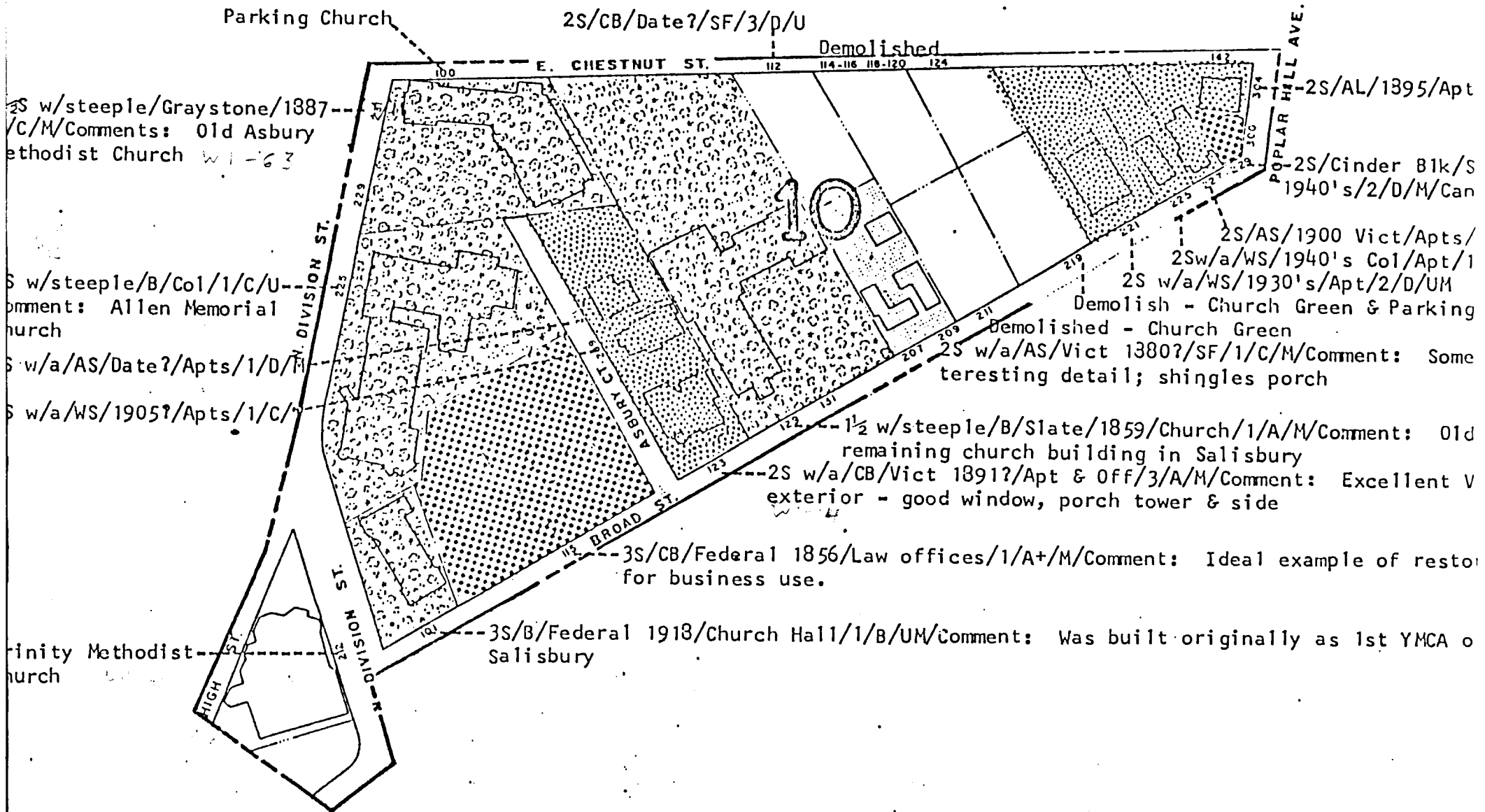
WALNUT

CHESTNUT ST.

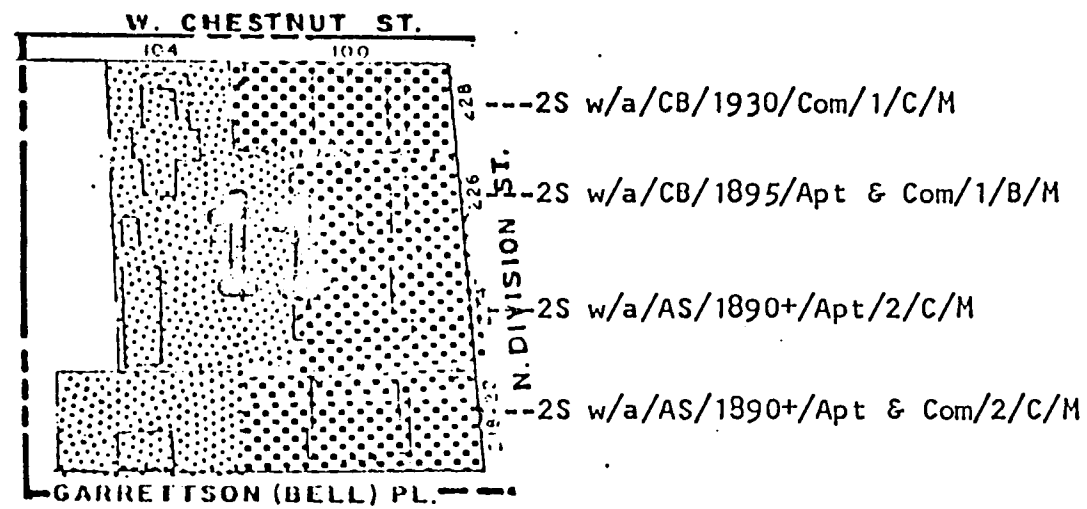
N. DIVISION

2S w/a/slate roof/AS---  
1895/Apts/1/B/M

2S w/a/WS/1900/Apt &---  
Office/1/B/M



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2S w/a/CB/1910/SF/1/B/U 2S w/a/CB/1910/SF/1/C/M

W. WILLIAM ST.

S w/a/AL & AS/1900/Apt/1/M

S w/a/CB & WS/1890/Apt/2/B/M  
Comment: House has good  
dict. trim.

S w/a/B/1905/SF/1/B/M----

S w/a/CB/1907/SF/1/B/M---

S w/a/CB/1895/Apt/1/B/M-  
Comment: House has nice  
turret

S w/a/CB/1900/Apt/2/C/M-

S w/a/AS/1890/Apt/1/B/M

S w/a/AL/Date?/Apt/1/D/M

S w/a/CB/1900/SF/1/B/U--  
Comment: House has oriel  
nice stain glass windows

S w/a/AS/1900+/Apt/2/C/M-  
Comment: House needs paint  
and gutters ('76)

S w/a/AS/1900/SF/1/C/M--  
Comment: House has been  
extensively modified

--2S w/a/B/1909/SF/1/B/M  
"Holloway House"

--2S w/a/CB/1920/SF/1/B/M

--2S w/a/AS/1880/Apt/1/E

--2S w/a/AS/1880/SF/1/B/M

--2S w/a/CB/1880/SF/1/B/M  
Comment: This house is  
most unusual in style &  
appears to have some 18th  
century characteristics

--2S w/a/B/1926/SF/1/B/M

--Empty Lot

--2S w/a/B/1900/SF/1/A

--3S/Stu/1940/Apt/1/D/M

--3S/ASp/1870/Apt/2/B/M  
Comment: House is very  
poorly modified alumi  
siding placed May '77

--1S w/a/AS/1930-/0/SF/1

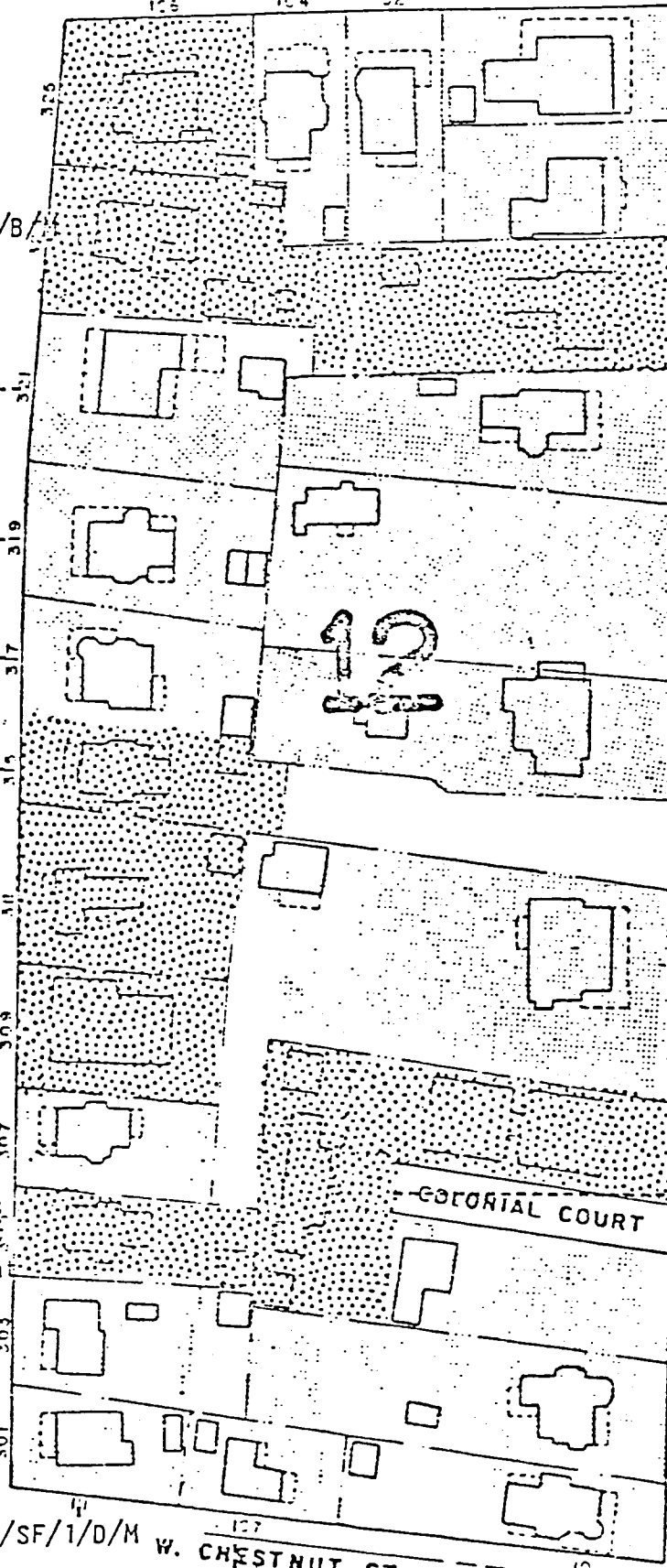
--2S w/a/AS/1880/SF/1/A

--1S w/a/CB/1890/SF/1/E

2S w/a/WS/1930/SF/1/D/M

W. CHESTNUT ST.

2S w/a/AS/1930/SF/1/D/M





W. ISABELL

ST.

2008

**WILL ST.**

51.

W. CHESTNUT ST.

02-----2S w/a/B/1390/SF/1/B/M

2S w/a/AL/1890?/Apt/1/A/M

120-2S w/a/AL/1890/SF/1/B/M

Comment: House has handsome  
brick Foundation

2-2S w/a/AL/1895?/SF/1/B/M

316 --2S w/a/AS/1360?/SF/1/B/M

---2S w/a/AL/1850/SF/1/B/M

312 -2S w/a/AS/1895/SF/2/B/M

20 | ---2S w/a/AS/1880/SF/2/B/M/Comment  
Has original slate roof

---2S w/a/AS/1925/Apt/1/C/M

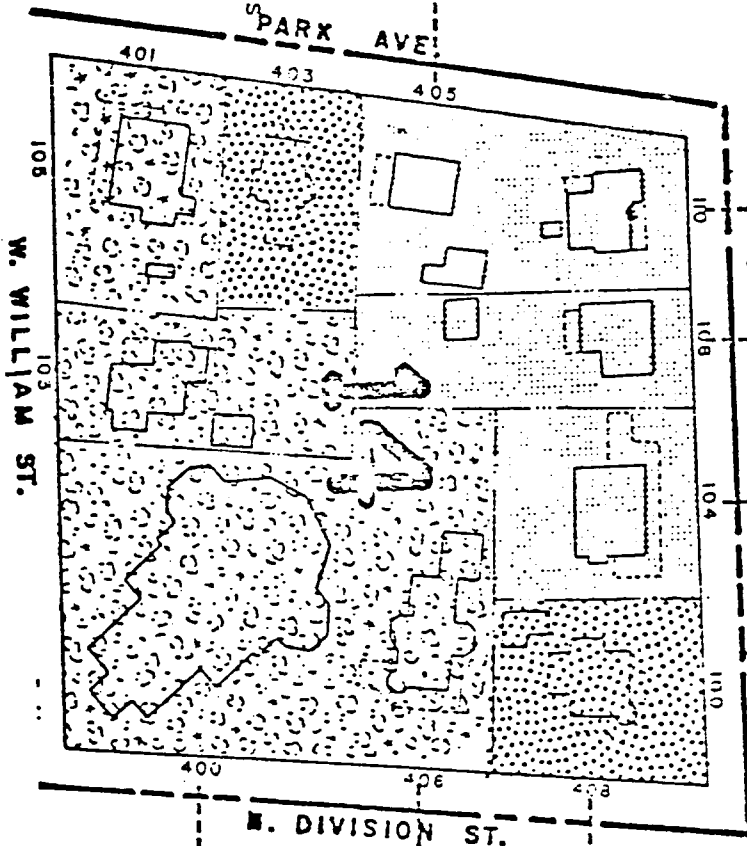
-----2S w/a/AS/1850/Apt/1/B/M/Comm  
Nice Porch Trim

-----2S w/a/AS/1900/Apt/1/B/M

-----2S w/a/AS/1882/Apt/1/B/M/Commen  
Of particular mode porch rail,  
stain glass, top peak detail

2S w/a/AS/1391/SF/1/B/M

/WS/1930/SF/2/C/U-----  
 /AL/1380/Apts/2/B/M/Comment:  
 house has many good Vict. Features  
 could be restored.



2S w/a/WS/1925/SF/1/C/U-----

2S w/a/CB/1380/SF/1/B/

2S w/a/WS/1880/SF/1/  
 Comment: House was  
 inally Clapboard Por  
 added and made close  
 ground.

2S w/a/AL/1900/SF/1/

2S w/steeples/Stone/1922/Bethesda Church

2S w/a/AS/1395/Com/1/A/M (Church House)

2S w/a/AL/1385/Apt/1/A/M

1S/B/1935/SF/1/D/U

1S/B/1930/SF/1/D/U

2S w/a/WS/1925/1/D/U

2S w/a/B/1930/SF/1/D/UM  
2S w/a/WS/1936/SF/1/D/UM  
2S w/a/WS/1945/SF/1/D/U  
1S/B/1950/SF/1/D/U  
1S/B&WS/1950/SF/1/D/U

1S/B&WS/1950/SF/1/D/U

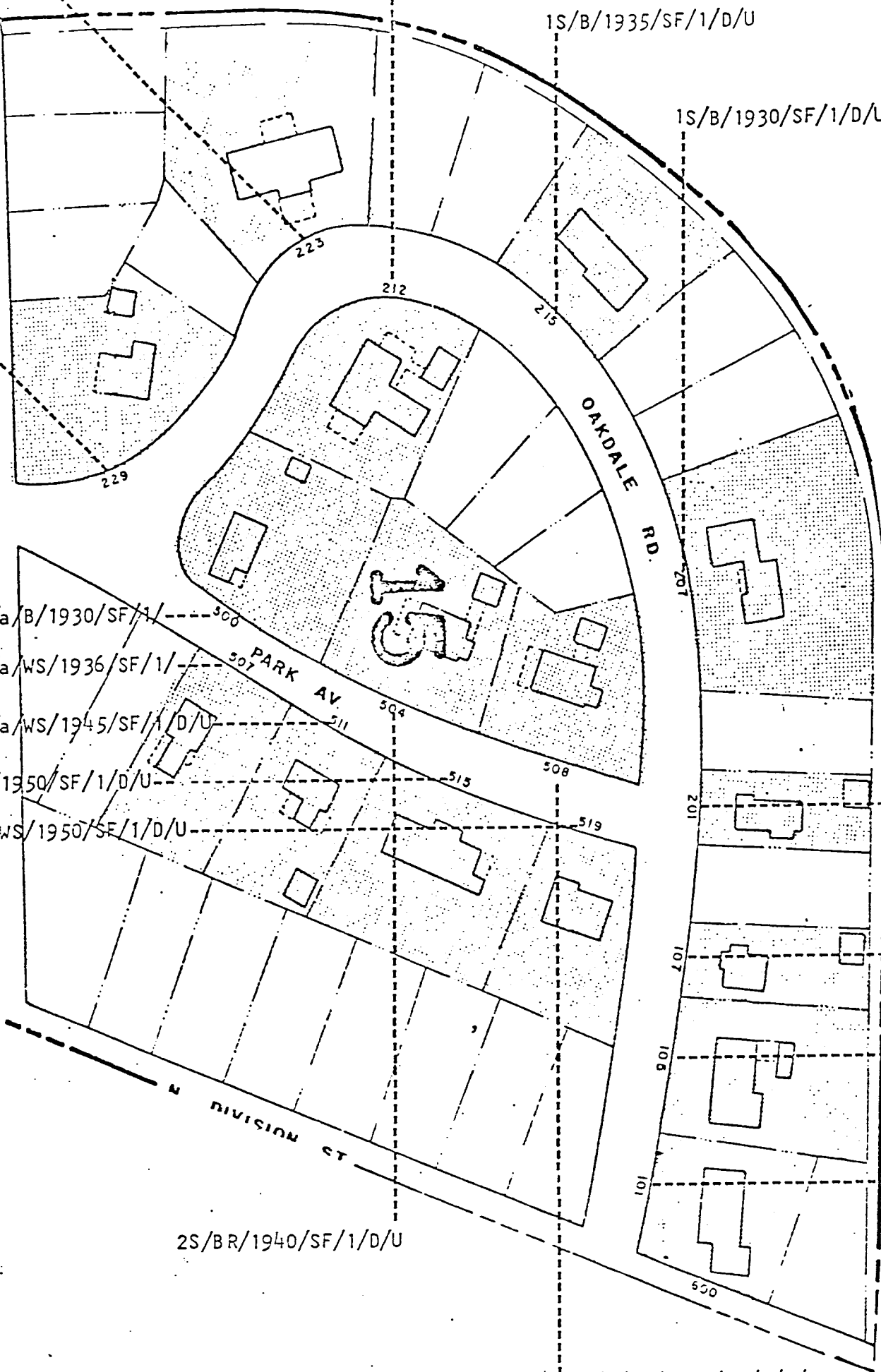
2S w/a/CB/1950/SF/1/D/M

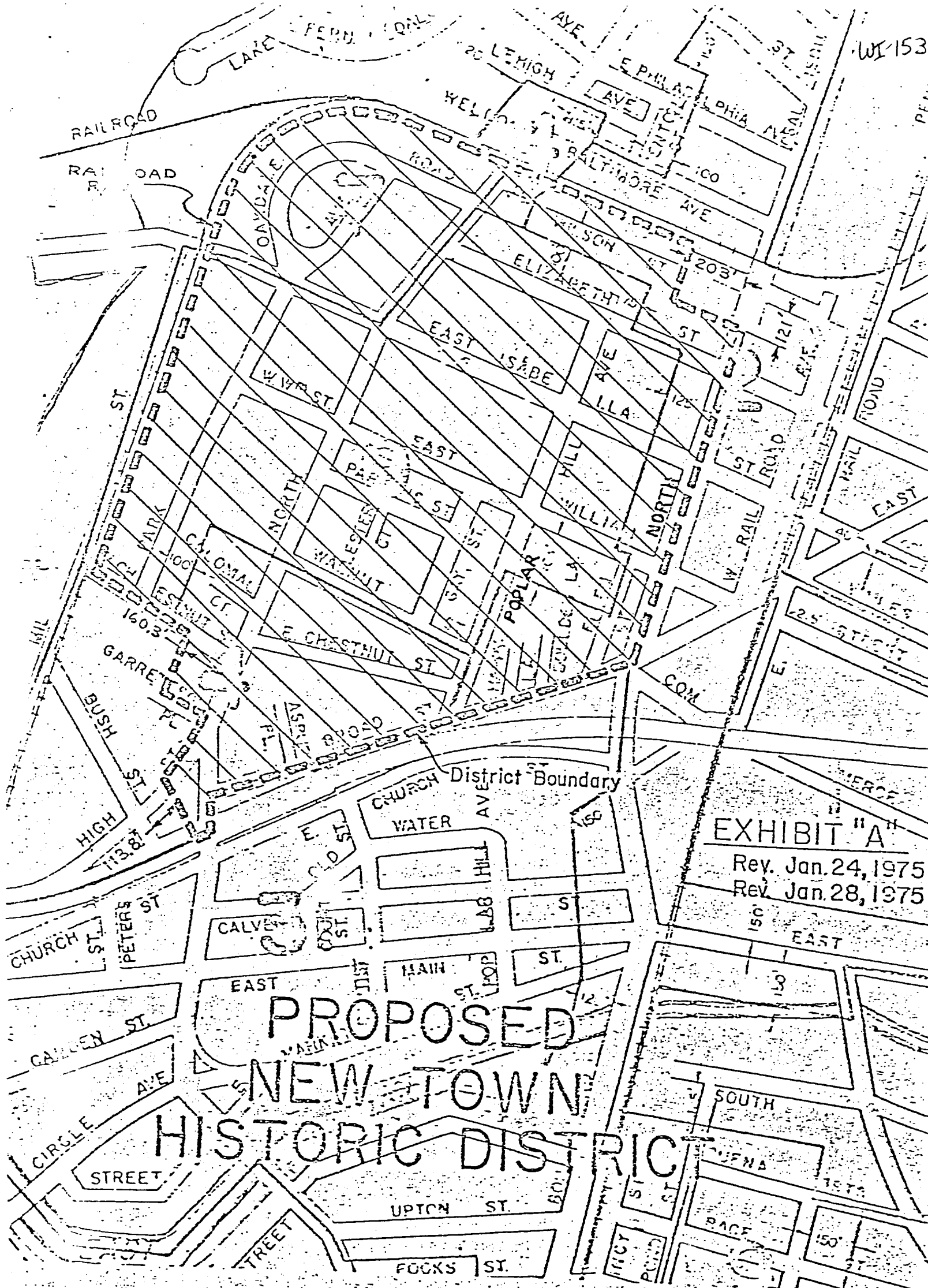
1S/B&AL/1950/SF/1/D/U

B&AL/1970/SF/1/D/U

2S/BR/1940/SF/1/D/U

2S w/a/WS/1935/SF/1/D/U





boundaries of which shall be established in accordance with the appropriate provisions of the Zoning Regulations of the City of Salisbury as amended from time to time.

- b. As used herein the term "structure" means a combination of material to form a construction that is stable; including among other things, buildings, stadiums, reviewing stands, platforms,

INDIVIDUAL PROPERTY/DISTRICT  
MARYLAND HISTORICAL TRUST  
INTERNAL NR-ELIGIBILITY REVIEW FORM

Property/District Name: 116 Walnut Street, Salisbury, Wicomico Co. Survey Number: WI-153

Project: Fed. Lead Paint Hazard Removal Agency: Special Loan Programs

Site visit by MHT Staff: XX no      yes Name                                  Date:                 

Eligibility recommended XX Eligibility not recommended                                 

Criteria:     A     B XX C     D Considerations:     A     B     C     D     E     F     G     None:     

Justification for decision: (Use continuation sheet if necessary and attach map)

The property at 116 Walnut Street, Salisbury, in Wicomico County, is listed as a contributing resource to the National Register eligible Newtown Historic District (MHT files WI-153). The building is described as circa 1900. The district is considered eligible for its rich source of 19th and early 20th century large residential Victorian style properties. Residences throughout the district display features of Victorian architecture such as large wrap-around front porches, multi-paned and colored glass windows, palladian style windows, and shaped shingle decorative elements, such as on roofing. Many have dual decorative capped chimneys. Street plans include the use of sidewalks and large shade trees which add enhancement to the pedestrian nature of the district.

The essential elements of Victorian architecture, as noted for the district as a whole, are featured in the property at 116 Walnut Street. It is a two and a half story building with off center front door and projecting three bay gable front with window in the half-story. The wrap around front porch has turned posts and half-height balustrades with handrail. There is an irregular roof line which shows elements of shaped shingles but also displays past roof repair with dark asbestos shingles. This property has two large chimneys with decorative reverse-stacked brickwork. Typical to the era are the intact multipaned colored glass windows in the upper window frames (over one large window). The house has been covered in asbestos shingle siding.

The house is a contributing resource to its district under Criterion C for architectural style.

Documentation on the property/district is presented in: MHT Files for Wicomico County (WI-153).

Prepared by: Elaine Cornick, Special Loan Programs

Lou Ann J. Broad, Preservation Officer February 12, 1998  
Reviewer, Office of Preservation Services Date

NR program concurrence:      yes      no      not applicable  
Peter Antunaga 2/17/98  
Reviewer, NR program Date

*gnd*

**MARYLAND COMPREHENSIVE HISTORIC PRESERVATION PLAN DATA - HISTORIC CONTEXT****I. Geographic Region:**

☒ Eastern Shore (all Eastern Shore counties, and Cecil)  
☐ Western Shore (Anne Arundel, Calvert, Charles,  
Prince George's and St. Mary's)  
☐ Piedmont (Baltimore City, Baltimore, Carroll,  
Frederick, Harford, Howard, Montgomery)  
☐ Western Maryland (Allegany, Garrett and Washington)

**II. Chronological/Developmental Periods:**

☐ Paleo-Indian 10000-7500 B.C.  
☐ Early Archaic 7500-6000 B.C.  
☐ Middle Archaic 6000-4000 B.C.  
☐ Late Archaic 4000-2000 B.C.  
☐ Early Woodland 2000-500 B.C.  
☐ Middle Woodland 500 B.C. - A.D. 900  
☐ Late Woodland/Archaic A.D. 900-1600  
☐ Contact and Settlement A.D. 1570-1750  
☐ Rural Agrarian Intensification A.D. 1680-1815  
☐ Agricultural-Industrial Transition A.D. 1815-1870  
☒ Industrial/Urban Dominance A.D. 1870-1930  
☐ Modern Period A.D. 1930-Present  
☐ Unknown Period ( ☐ prehistoric ☐ historic)

**III. Prehistoric Period Themes:**

☐ Subsistence  
☐ Settlement  
☐ Political  
☐ Demographic  
☐ Religion  
☐ Technology  
☐ Environmental Adaption

**IV. Historic Period Themes:**

☐ Agriculture  
☒ Architecture, Landscape Architecture,  
and Community Planning  
☐ Economic (Commercial and Industrial)  
☐ Government/Law  
☐ Military  
☐ Religion  
☐ Social/Educational/Cultural  
☐ Transportation

**V. Resource Type:**Category: BuildingHistoric Environment TownHistoric Function(s) and Use(s): Domestic DwellingKnown Design Source: Unknown

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[illegible][illegible]



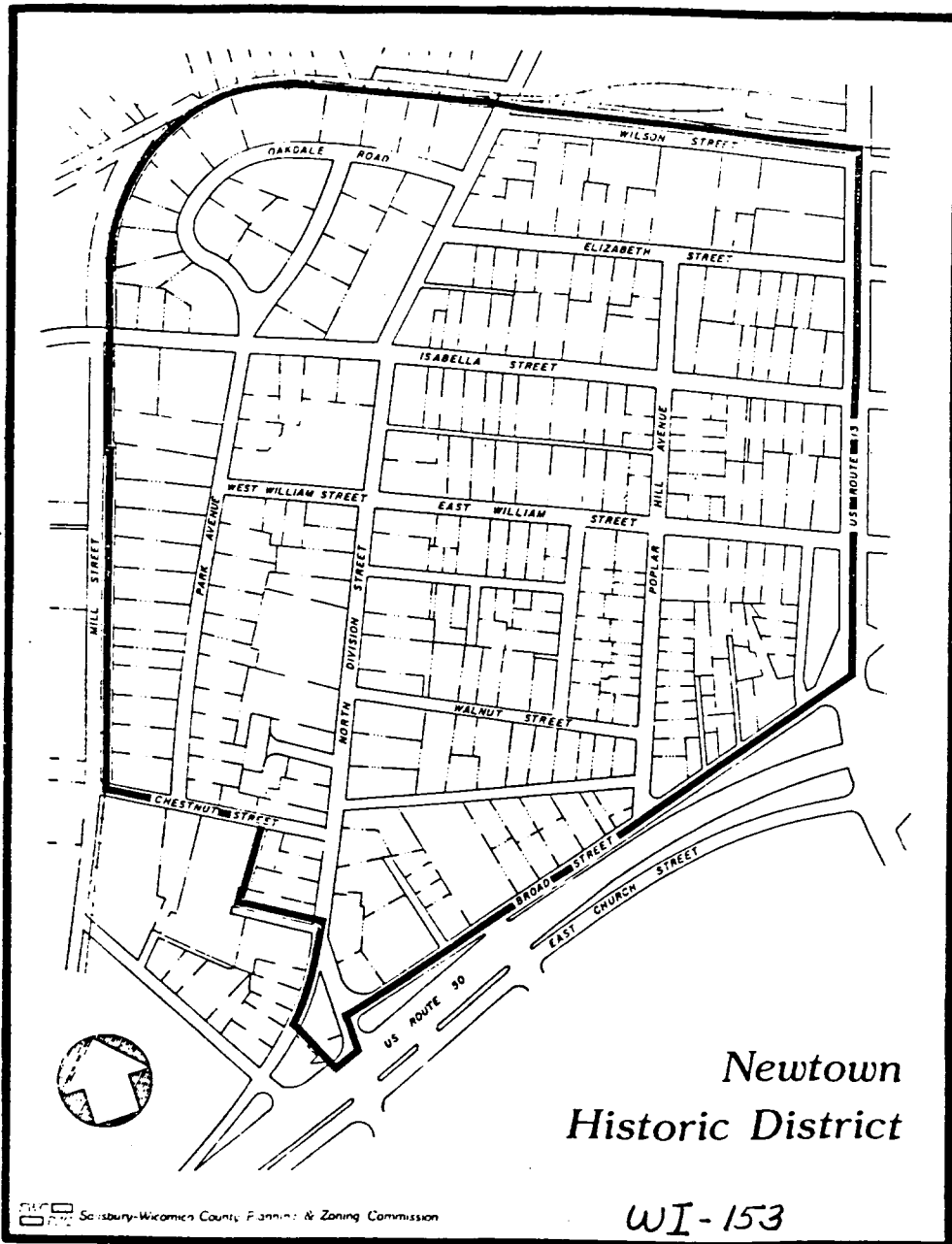


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3 UNITS

116 Walnut St.

Salisbury, Md.  
Front.



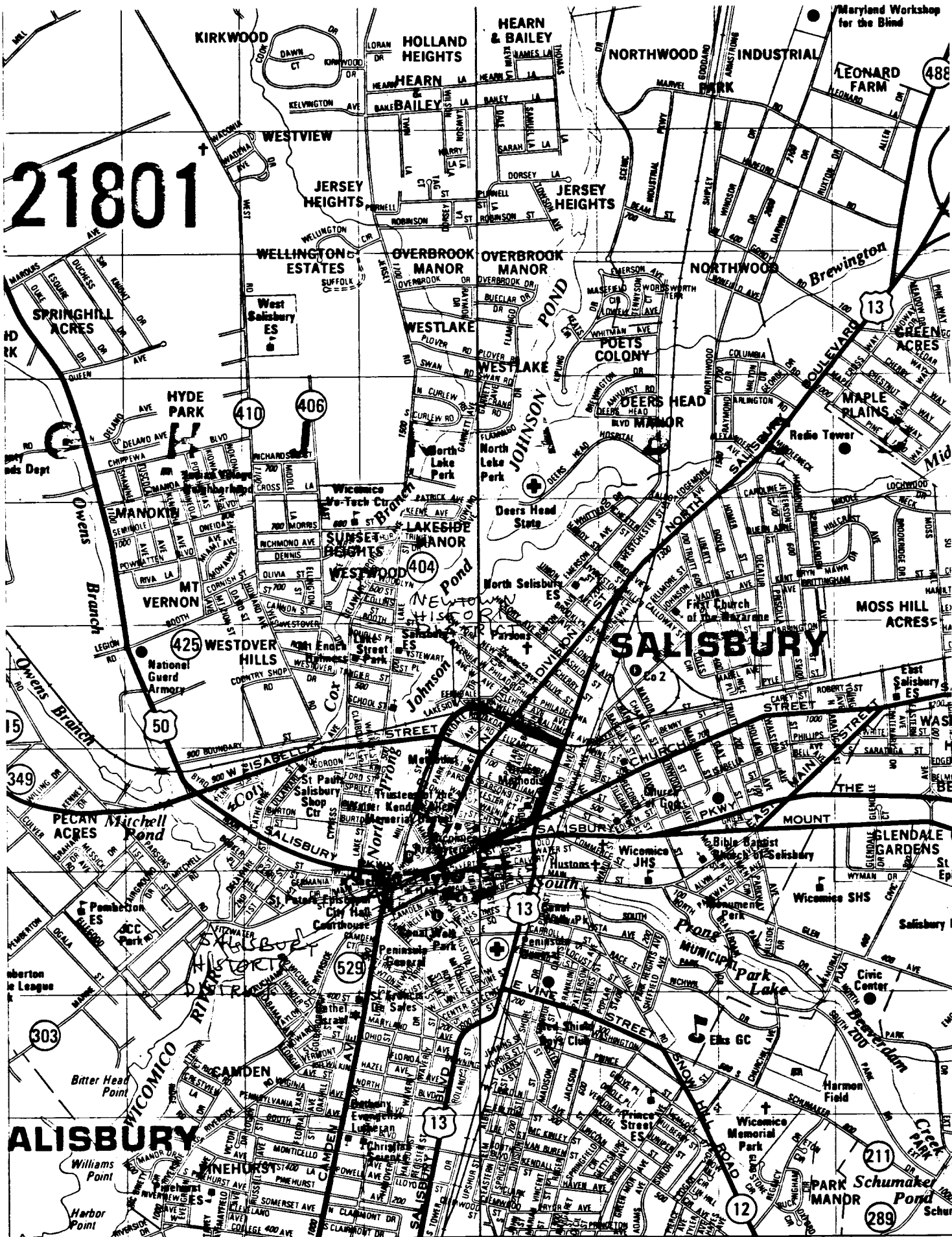
Salem-Worcester County Planning & Zoning Commission

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IN 2/23/03

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WI-153 Newtown Historic District

